

# LAND FOR SALE



**Wawa**

## KEY FACTS

- Hard Signalized Corner
- Next to Wawa
- 58K Traffic Count

**TEJVIR SARAN**

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9590 EAST IRONWOOD SQUARE DRIVE, SUITE 215, SCOTTSDALE, ARIZONA 85258

**LEONA VOLTZ**

DESIGNATED BROKER

**480.419.1914**

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**LAND FOR SALE**

**38K VPD (Edgewater Dr)**

**20K VPD (Forest City Rd)**



**LOCATION** 5800 Forest City Road, Orlando, FL 32810

- NW Corner of Forest City Rd. & Edgewater Dr.
- Strong Industrial/Retail Area
- Heavy Traffic (58K VPD)

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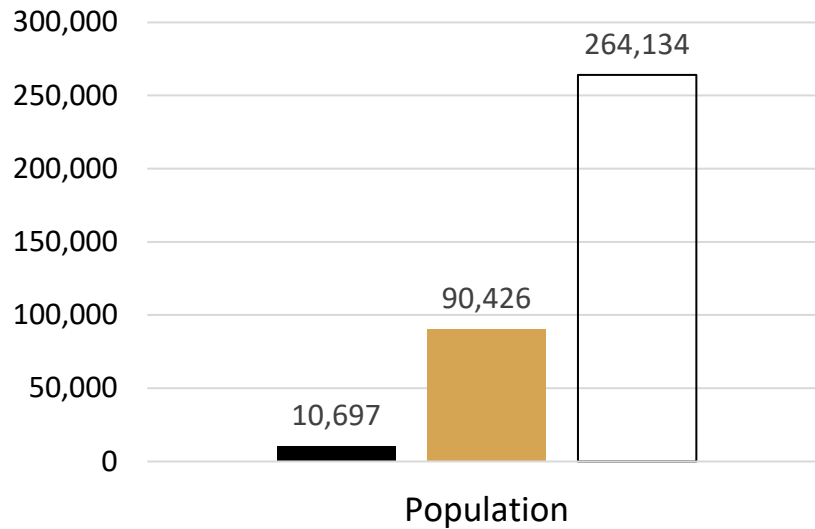
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# DEMOGRAPHICS

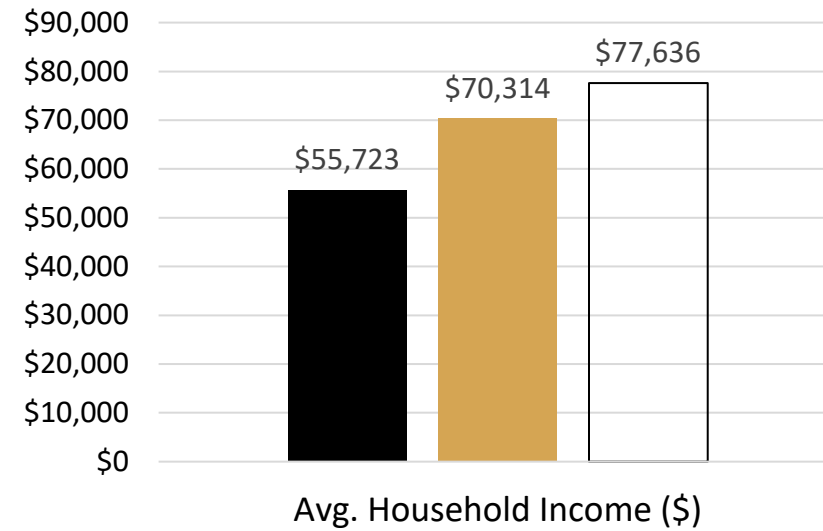


### POPULATION



■ 1-Mile Radius ■ 3-Mile Radius □ 5-Mile Radius

### AVG. HOUSEHOLD INCOME



■ 1-Mile Radius ■ 3-Mile Radius □ 5-Mile Radius

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# OFFERING SUMMARY



Confidential sale. If you choose to visit the property, please do not discuss with management or employees.

If you are interested in more information about this property, please visit our website [nda.CommercialPlus.com](http://nda.CommercialPlus.com) to complete a Non-Disclosure Agreement so we may discuss this property with you and any other properties you may be interested in.

Information contained herein was obtained from the Seller or third parties on behalf of the Seller and has not been independently verified by CP Commercial Advisors, LLC. The recipients of this information should have the legal, tax, business, environmental and other experts of their choice conduct due diligence to verify all information provided.

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480.494.2320

**PRICE: \$800,000**

**MOTIVATED SELLER!**

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